

155.0

0003

0003.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

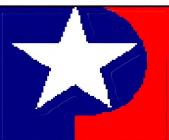
787,700 / 787,700

USE VALUE:

787,700 / 787,700

ASSESSED:

787,700 / 787,700



PROPERTY LOCATION

No	Alt No	Direction/Street/City
277		RENFREW ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: LANG JEREMY R	
Owner 2: GOO KARLA A	
Owner 3:	

Street 1: 277 RENFREW STREET

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: JORDAHL THOMAS E/ETAL -

Owner 2: JORDAHL LAUREN -

Street 1: 277 RENFREW STREET

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains 6,000 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1938, having primarily Vinyl Exterior and 1822 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6000		Sq. Ft.	Site		0	70.	1.00	7									420,000						420,000	

IN PROCESS APPRAISAL SUMMARY

Use Code		Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description		User Acct
101		6000.000	367,700		420,000	787,700			103042
							GIS Ref		
							GIS Ref		
							Insp Date		
							06/30/18		

1 of 1

Residential

ARLINGTON

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787,700 / 787,700

USE VALUE:

787,700 / 787,700

787,700 / 787,700



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	103042
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/11/20	02:15:23
PRINT	
LAST REV	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

Parcel ID 155.0-0003-0003.0

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2020	101	FV	367,700	0	6,000.	420,000	787,700	787,700	Year End Roll	12/18/2019
2019	101	FV	292,200	0	6,000.	420,000	712,200	712,200	Year End Roll	1/3/2019
2018	101	FV	280,100	0	6,000.	354,000	634,100	634,100	Year End Roll	12/20/2017
2017	101	FV	280,100	0	6,000.	324,000	604,100	604,100	Year End Roll	1/3/2017
2016	101	FV	280,100	0	6,000.	276,000	556,100	556,100	Year End	1/4/2016
2015	101	FV	263,800	0	6,000.	240,000	503,800	503,800	Year End Roll	12/11/2014
2014	101	FV	263,800	0	6,000.	222,000	485,800	485,800	Year End Roll	12/16/2013
2013	101	FV	263,800	0	6,000.	211,200	475,000	475,000		12/13/2012

Parcel ID 155.0-0003-0003.0

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
JORDAHL THOMAS	45177-112		5/13/2005		544,000	No	No		
SAMUELSON NORD	24553-168		5/20/1994		231,000	No	No	Y	

Parcel ID 155.0-0003-0003.0

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
7/28/2015	1013	Manual	3,925	7/28/2015				Air sealing and in
2/9/2011	71	Redo Bat	6,800					
8/7/2009	674	Manual	3,500					
1/23/2007	50	Manual	3,085					replace 1 french d
3/23/2006	197	New Wind	15,440			G7	GR FY07	14 REPL WNDWS
5/21/1997	270	Manual	3,500					REROOF
9/10/1993	446	Manual	4,000					V/SIDING

Parcel ID 155.0-0003-0003.0

ACTIVITY INFORMATION

Date	Result	By	Name
6/30/2018	Inspected	PH	Patrick H
5/24/2018	MEAS&NOTICE	BS	Barbara S
10/15/2008	Meas/Inspect	189	PATRIOT
4/19/2000	Inspected	276	PATRIOT
11/30/1999	Mailer Sent		
11/23/1999	Measured	270	PATRIOT
4/8/1997		PM	Peter M
Sign:	VERIFICATION OF VISIT NOT DATA	/	/

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH								
Type:	5 - Cape			Full Bath:	1	Rating:	Very Good													
Sty Ht:	1T - 1 & 3/4 Sty			A Bath:																
(Liv) Units:	1	Total: 1			3/4 Bath:	1	Rating:	Very Good												
Foundation:	3 - BrickorStone			A 3QBth:																
Frame:	1 - Wood			1/2 Bath:	1	Rating:	Good													
Prime Wall:	4 - Vinyl			A HBth:																
Sec Wall:				OthrFix:																
Roof Struct:	1 - Gable			OTHER FEATURES																
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating:	Very Good													
Color:	GRAY			A Kits:																
View / Desir:				Fpl:	2	Rating:	Good													
GENERAL INFORMATION				WSFlue:																
Grade:	C+ - Average (+)			CONDOS INFORMATION																
Year Blt:	1938	Eff Yr Blt:			Location:															
Alt LUC:				Total Units:																
Jurisdct:				Floor:																
Const Mod:				% Own:																
Lump Sum Adj:				Name:																
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN								
Avg Ht/FL:	STD			Phys Cond:	GV - Good-VG	10.	%	Exterior:				No Unit	RMS	BRS	FL					
Prim Int Wall:	2 - Plaster			Functional:				Interior:				1	6	3	m					
Sec Int Wall:				Economic:				Additions:												
Partition:	T - Typical			Special:				Kitchen:												
Prim Floors:	3 - Hardwood			Override:				Baths:												
Sec Floors:				Total:	10.8 %			Plumbing:												
Bsmnt Flr:	12 - Concrete			CALC SUMMARY				Electric:												
Subfloor:				COMPARABLE SALES				Heating:												
Bsmnt Gar:	1				Basic \$ / SQ:	105.00			General:											
Electric:	3	- Typical			Size Adj.:	1.35000002			Rate				Parcel ID	Typ	Date	Sale Price				
Insulation:	2	- Typical			Const Adj.:	0.98990101														
Int vs Ext:	S				Adj \$ / SQ:	140.318														
Heat Fuel:	2	- Gas			Other Features:	119000														
Heat Type:	5	- Steam			Grade Factor:	1.10														
# Heat Sys:	1				NBHD Inf:	1.00000000														
% Heated:	100				NBHD Mod:															
Solar HW:	NO				LUC Factor:	1.00														
% Com Wall:				Adj Total:	412210															
	% Sprinkled:			Depreciation:	44519															
				Depreciated Total:	367691															
MOBILE HOME				WtAv\$/SQ:				Final Total:	367700			Val/Su SzAd:	252.54							
				AvRate:				Val/Su Net:	154.50											
				Juris. Factor:				Before Depr:	154.35											
				Special Features:	0			Val/Su SzAd:	154.50											
				Final Total:	367700			Color:												
				PARCEL ID	155.0-0003-0003.0															
SPEC FEATURES/YARD ITEMS																				
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value			
2	Frame Shed	D	Y	16X8	F	FR	1975		0.00	T	44	101								
More: N	Total Yard Items:				Total Special Features:								Total:							

